

**AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT ORDINANCE REGARDING  
THE RIPARIAN BUFFER SETBACK AND DEFINITIONS ASSOCIATED WITH “LOT OF RECORD”  
(TC1500004)**

**WHEREAS**, the [Durham Board of County Commissioners/Durham City Council] wishes to amend certain provisions in the *Unified Development Ordinance* (UDO) regarding the setback for riparian buffers and definitions associated with “lot of record”; and

**WHEREAS**, it is the objective of the [Durham Board of County Commissioners/Durham City Council] to have the *Unified Development Ordinance* promote regulatory efficiency and consistency and the health, safety, and general welfare of the community;

**NOW, THEREFORE**, be it ordained that Article 8, Environmental Protection; and Article 16, Definitions, of the *Unified Development Ordinance* are amended to make the following changes set forth in the strikethroughs and underlining below:

**PART 1**

**Sec. 8.5 Riparian Buffer Protection Standards**

[Paragraphs not listed remain unchanged]

**8.5.10 Uses**

- C. Buildings and other features that require grading and construction shall be set back at least ten feet from the edge of the riparian buffer, except when the grading and construction is required as part of a use that has received approval to be placed within the required riparian buffer.

**Sec. 16.3 Defined Terms**

[Definitions not listed remain unchanged]

~~Lot: A parcel of land to be used, developed, or built upon.~~

**Lot of Record:** Also called “lot” or “parcel”, A parcel of land described by metes and bounds, or otherwise delineated by property boundary dimensions, on a plat recorded in the office of the appropriate Register of Deeds ~~of Durham County.~~

**Parcel:** See “lot of record”.

**PART 2**

That the Unified Development Ordinance shall be renumbered as necessary to accommodate these changes and clarifications.

**PART 3**

That this amendment of the Unified Development Ordinance shall become effective upon adoption.